

138.0

0003

0014.B

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTON

Total Card / Total Parcel

1,356,300 / 1,356,300

APPRAISED: 1,356,300 / USE VALUE: 1,356,300 / ASSESSED: 1,356,300 / 1,356,300


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
21		SPRING ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: BARR MARK	
Owner 2: ABEL DEBORAH	
Owner 3:	
Street 1: 21 SPRING ST	
Street 2:	
Twn/City: ARLINGTON	
St/Prov: MA	Cntry:
Postal: 02476	Type:

PREVIOUS OWNER

Owner 1: VAGEFI PARSIA & SHAWNA -
Owner 2: -
Street 1: 21 SPRING STREET
Twn/City: ARLINGTON
St/Prov: MA
Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains 9,752 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 2015, having primarily Clapboard Exterior and 3646 Square Feet, with 1 Unit, 2 Baths, 1 3/4 Bath, 1 HalfBath, 10 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		9752		Sq. Ft.	Site		0	90.	0.73	10									641,303						641,300	

IN PROCESS APPRAISAL SUMMARY

Legal Description							User Acct
							88620
							GIS Ref
							GIS Ref
							Insp Date
							05/04/15

PREVIOUS ASSESSMENT

Parcel ID								
138.0-0003-0014.B								
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value
2020	101	FV	715,000	0	9,752.	641,300	1,356,300	1,356,300
2019	101	FV	553,400	0	9,752.	676,900	1,230,300	1,230,300
2018	101	FV	553,400	0	9,752.	498,800	1,052,200	1,052,200
2017	101	FV	553,400	0	9,752.	477,400	1,030,800	1,030,800
2016	101	FV	246,600	0	9,752.	441,800	688,400	688,400
2015	101	FV	210,300	0	6,281.	316,400	526,700	526,700
2014	101	FV	210,300	0	6,281.	309,100	519,400	519,400
2013	101	FV	210,300	0	6,281.	294,500	504,800	504,800

SALES INFORMATION

TAX DISTRICT							PAT ACCT.			
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes	
VAGEFI PARSIA &	70311-246		11/30/2017		1,300,000	No	No			
DOLAN DAVID D &	67099-24		4/15/2016		1,200,000	No	No			
DOLAN DAVID D &	64095-232		8/18/2014			1	No	No		
LONG DENISE A/T	64040-547		8/6/2014	Mult Lots	955,000	No	No		SUB-DIVISION 55 VENNER 504 of 2014	
KOKARAS PEDRO J	46204-466		10/3/2005	Family		1	No	No		
	10125-180		9/11/1962			No	No	N		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
3/10/2015	222	New Buil	250,000					Build new single f	1/31/2018	SQ Returned	MM	Mary M
12/2/2014	1643	Foundati	35,000					Foundation for new	4/20/2017	SQ Returned	EMK	Ellen K
11/10/2014	1530	Demoliti	10,000					Demo to make way f	6/16/2015	Permit Insp	PC	PHIL C
									5/4/2015	Measured	PC	PHIL C
									5/4/2015	Info Fm DEED	PC	PHIL C

Sign: VERIFICATION OF VISIT NOT DATA / /

